Prepared by:
Morris & Associates
2309 Oliver Road
Monroe, LA, 71201
Telephone: 318-330-9020
Emily Kaye Courteau Bar# 100570

Return To:
Morris & Associates
2309 Oliver Road
Monroe, LA, 71201
Telephone: 318-330-9020

GRANTOR: Emily Kaye Courteau 2309 Oliver Road Monroe LA 71201 318-330-9020

GRANTEE: OZ Investments, LLC 980 Hale Rd Pontotoc, MS 38863 662-488-5319

Substitute Trustee's Deed Indexing Instructions

AMERICAN PROPERTY OF THE SECOND

Section (She executed)

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Lot 14, Sec A, Encore PUD, Secs 5 and 8, T-2-S, R-9-W, Plat Book 98, page 46, Desoto Co., MS

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STATE OF MISSISSIPPI COUNTY OF DeSoto

WHEREAS, on the 11th day of December, 2006 and acknowledged on the 11th day of December, 2006, Deena M Barton and husband, Daniel P Barton, executed and delivered a certain Deed of Trust unto David A Neal, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2625 at Page 426; and

WHEREAS, on the 9th day of February, 2010, Mortgage Electronic Registration Systems, Inc., assigned said Deed of Trust unto Bank of America, National Association as successor by merger to LaSalle Bank National Association as Trustee for RAMP 2007RS2, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3134 at Page 246; and

WHEREAS, on the 9th day of February, 2010, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3134 at Page 247; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee advertised the sale of the following described real property by Substitute Trustee's Notice of Sale, dated February 19, 2010 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the courthouse in DeSoto County and by publishing said Notice in DeSoto Times-Tribune for three (3) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 6th day of April, 2010, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, did on the 6th day of April, 2010, within legal hours, offer for sale and did sell, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi the following described real property, to-wit:

Lot 14, Section A, Encore PUD, in Sections 5 and 8, Township 2 South, Range 9 West, as per plat or record in Plat Book 98, Page 46, in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

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Lateral Condition

F10-0371

WHEREAS, at said sale OZ Investments, LLC was the highest bidder and best bidder, therefore, for the sum of \$63,445.79 and the same was then and there struck off to OZ Investments, LLC and it was declared the purchaser thereof; and

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WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

NOW THEREFORE, I, Emily Kaye Courteau, Substitute Trustee, for the consideration of \$63,445.79 do hereby convey the above-described property to OZ Investments, LLC and a self-

I convey only such title as is vested in me as Substitute Trustee.

ccn/F10-0371

WITNESS MY SIGNATURE, this the

Emily Kaye Courteau, Substitute Trustee

STATE OF LOUISIANA

PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid

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Notice of Basic Edition

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MY COMMISSION EXPIRES

MICHAEL JEDYNAK NOTARY PUBLIC NOTARY ID NO. 16479 OUACHITA PARISH STATE OF LOUISIANA 40.20 上海50.2.13 WORRS. 1等课度自由1807(1)。

F10-0371



PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times-Tribune, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper ______ consecutive times, as follows, to-wit:

Substitute Trustee's Notice of	Volume No	
STATE OF MISSISSIPPI	Volume No. //S on the / G day of // WU, 2010	
COUNTY OF DeSoto	3, 2010	Lot 14, Section A, Encore PUD,
WHEREAS, on the 11th day of	22 lm	in Sections 5 and 8, Town-
December, 2006 and ac- knowledged on the 11th day	Volume No	ship 2 South, Range 9
of December, 2006, Deena		West, as per plat or record in Plat Book 98, Page 46, in
M Barton and husband, Daniel P Barton, executed	Volume No. 115 on the 30 day of 900. 2010	the Chancery Clerk's Office
and delivered a certain	volume No	of DeSate County, Missis- sippi, to which plat refer-
Deed of Trust unto David A Neal, Trustee for Mortgage		ence is iverably made for a
Electronic Registration Sys-	Volume No on the day of, 2010	more particular description of said property.
tems, Inc., Beneficiary, to secure an indebtedness	, 2010	I will only convey such title as is
therein described, which		vested in me as Substitute
Deed of Trust is recorded in	Volume No on the day of, 2010	Trustee WITNESS MY SIGNATURE
the office of the Chancery Clerk of DeSoto County, *		this day February 19, 2010
Mississippi in Book 2625 at	Volume No.	Emily Kaye Courteau
Page 426; and	Volume No on the day of, 2010	Substitute Trustee
WHEREAS, on the 9th day of February, 2010, Mortgage		2309 Oliver Road
Electronic Registration Sys-		Monroe, LA 71201
tems, Inc., assigned said Deed of Trust unto Bank of	1//2011	(318) 330-9020
America, National Associa-	Mans White	ecn/F10-0371
tion as successor by merger to LaSalle Bank National	- Comment of the comm	PUBLISH: 3-16-10/3-23-10/3- 30-10
Association as Trustee for		
RAMP 2007RS2, by instru- ment recorded in the office		
of the aforesaid Chancery		
Clerk in DK T Book 3134 at		
Page 246; and WHEREAS, on the 9th day of	2- ₩.	
February, 2010, the Holder	Sworn to and subscribed before me, this 30 day of 7/low.	_, 2010
of said Deed of Trust substi- tuted and appointed Emily		
Kaye Courteau as Trustee	BY Judy M. Dauglar	OF MISS
In said Deed of Trust, by in-	BY Links I forester	ST SUDY H. DOUGLES
strument recorded in the of- fice of the aforesaid		SON TO COLOR
Chancery Clerk in DK T		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
Book 3134 at Page 247; and	NOTARY PUBLIC STATE OF MISSISSIPPLAT LARGE	* 10 No 01 TO
WHEREAS, default having	MY COMMISSION EXPIRES: JANUARY 16, 2013	NOTABY NO
been made in the payments	BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED	NOTARY PUBLIC Comm Expires
of the indebtedness se- cured by the said Deed of	The same of the sa	O January 15, 2013
Trust, and the holder of said	· · · · · · · · · · · · · · · · · · ·	19, 2013
Deed of Trust, having re- quested the undersigned so	200 UC Q	1100
to do, on the 6th day of	A. Single first insertion of <u>383</u> words @ .12 \$ <u>45,96</u>	· COUN!
April, 2010, I will during the lawful hours of between	B. 2 subsequent insertions of 766 words @ .10 \$76.	- Committee
11:00 a.m. and 4:00 p.m., at	B subsequent insertions of words @ .10 \$ / CO. CO	20
public outcry, offer for sale and will sell, at the East	C. Making proof of publication and deposing to same \$ 3.00	
front door at Courthouse lo-	or warming brook or bapilication) alife dehooring to satisfe	
cated at 2535 Hwy. 51 South of the DeSoto County	TOTAL PUBLISHER'S FEE: \$ 125.56	
Courthouse at Hemando.	TOTAL TOPLISTER OFFEE. OF TOP 13 . 3 . 5	
Mississippi, for cash to the highest bidder, the following		
described land and property		